

SEWER COMMISSION MINUTES

November 14, 2007

Mrs. Briggs - The regular meeting of the Town of North Smithfield Sewer Commission was called to order on Wednesday, November 14 2007 at 7:01 pm.

Roll Call - Mrs. Paul - In attendance was: Mr. Nordstrom, Mrs. Briggs, Mr. Connolly, Mr. Alvarez and Mrs. Paul, Secretary. Mr. McGee was away and not in attendance. Mrs. Briggs noted that the letter of resignation has been accepted from Mr. Tikoian and there is a vacancy on the commission and she wants to make sure that the information gets to the town council to appoint another member for the commission

1. APPROVAL OF MINUTES

Mrs. Briggs -Approval of Sewer Commission for October 10, 2007 minutes.

MOTION by Mr. Connolly, seconded by Mr. Nordstrom and voted unanimously on an aye 3-0 vote to approve the October 10th minutes.

2. REPORT FROM SUPERINTENDENT

Mr. Alvarez report was submitted for the month of October. Please refer to his typed report submitted at meeting and also below is a list

of following actions that the department performed for the month of October.

- Witnessed sewer manhole testing at SRP
- Sharon Parkway and Branch River emergency generators repaired
- Eastern Piping repaired oil leak on muffin monster hydraulic power unit at Pound Hill Road station.
- Contacted DAS Construction regarding sewer stub for 129-131 Main Street
- Mechanic Street pump station-power washed, removed grease, grit, bricks, and rocks from the wetwell
repaired the wooden fence, removed faulty sewer pump, and sent out for repair.
- Continued smoke testing on the sewer collection system.
- SCADA system calling in regular false alarms, spoke with representative and was told that there was a possible software problem.
- EPA and DEM arrived for a surprise visit on the collection system, records, and pump station inspection.

Mrs. Briggs asked Mr. Alvarez if it would be the directive to the owners at 129-131 Main Street would be to install the stub?

Mr. Alvarez response was that he and the owners will have to work with Geremia and Associates to find exactly what happened out there. They aren't sure. He has had a conversation with Mr. Hinckley and in

the field drawings, it shows that the stub was omitted and it had to be approved by the homeowner. Each homeowner was contacted for each sewer stub and that property had two stubs. For that stub not to be installed, they had to talk with the homeowner but Geremia is unable to remember.

Mr. Alvarez talked about the wastewater improvement project that just ended on the \$400,000 bond. There is still some money available. Eastern Piping had called and asked Mr. Alvarez if they are still interested in a spare pump that they would be able to help the town find a used one. What is left over in the bond will cover that cost. There are two vendors who have a pump but one has more hours than the other.

Mr. Geremia stated that one of the recommendations would be to issue a change order to Eastern to buy a used pump. It saves the town for bidding it. If Mr. Alvarez feels that it is a good and modernized pump and he has checked it out and where it is self priming and he doesn't have to carry a bucket of water to prime the pump, it then makes sense. But if it is an old fashioned one where they would have to prime it before they would use it, then they would be running into more problems. They can continue to pursue it and at the next meeting they probably can have a recommendation to either purchase it with a change order. He stated that there is approximately \$20k in the balancing change order and over \$5k in engineering that is not going to be used. He feels he will have a

recommendation at the next commission meeting and will provide them with both options.

3. JAMES & JEANNE MARTEL- 129-131 Main Street

Mrs. Briggs stated that Mr. and Mrs. Martel were not present at the meeting and accept a motion to table to the December meeting.

Motion by Mr. Nordstrom, seconded by Mr. Connolly and voted unanimously on an aye 3-0 vote to table pending Mr. Alvarez's gathering of more information to December's meeting.

4. SEWER BOND PROJECTS – Prioritizing Geremia & Associates

Mrs. Briggs requested that the sewer bond projects remain on the agenda every month due to the \$21m bond build out of sewers and it will be a regular item on the monthly agenda.

November 14, 2007

Mrs. Briggs recently attended a meeting with members from DEM, Clean Water, First West, the town administrator, finance director, the Water and Sewer Superintendent and the public works director. What they reviewed and inform everyone was that there is a community septic loan program available.

Mr. Geremia stated that within the adoption of the plan, there is a wastewater management district. As a result of that, they now have homeowners who qualify for a loan program and set up some

organizational ordinance that would provide a mechanism.

Mrs. Briggs stated that there is no cost to the town. It is a 2% interest rate to the resident. The recommendation is that they do a rate study. It was her hope to take advantage and take the economy use of scale and spread the cost over the seven districts. The way it was explained to her was by doing a rate study while they won't be able to do all of the seven districts in one construction year and if they did the rate study upfront , they would be able to finish up the first batch of districts and have them begin to pay back and then at the end of the seven projects, they would readjust. The rate study is to establish an assessment for all the areas.

Mr. Geremia had some concerns and expressed that there was a couple of ways of doing this. The first one is taking the economy of scale and doing everything once the \$21 million dollars and the projection would take three years and they would then begin the payment. What they are proposing seems to be making a little bit of sense from their stand point, is that we need to globalize based on the four, five, six or sever projects that get done and get income and then there will be an adjustment. The only problem with that is the perception with the public they are giving them either a too low or too high of a number. They could take a flat rate which is less than it is going to be and get some income coming in as well. He feels that a rate study would depend on the projects and begin the projects and take a look at the complexity of the projects. He thinks it should be

done simultaneously with the design. The goal is to get the ariels done which already exist and just the ground surveying and the controls have to be done and they are looking at late spring for the one or two projects that have to go out for bid. The rate study isn't going to be any different than what he did in the facility plan. He has already done a rate study in the facility plan and identified what it cost for each district. He stated that they could equalize themselves and take the projects they pick and take the average of all of those and use that as the basis. He stated he already has an annual cost per homeowner for it and it is pretty easy and it can do that right up front. With the data they received from Mike and Manny, they were able to identify the number of units.

Mrs. Briggs stated that all seven of those areas that will be bonded will be built out and will all be paying the same amount.

Mr. Geremia agreed.

Mrs. Briggs was asked at the meeting what were the three most highest priority areas? Her response was Park Drive/Warren Avenue, Greene Street and Waterford.

Mr. Geremia feels that the ariel flights can be done all at once since they are all close together and in the same corridor. And the more that gets lumped together, it minimizes and can get the most efficient use on the ground controls since the community area hasn't changed

much where it needed to be flown again and maximizing the exposure. He stated what he needs to get the proposal together, get direction from the commission to put a proposal together and get the survey costs and begin the process.

Mrs. Briggs stated that with the Branch Village redevelopment and what they are going through, St. Paul and Great Road East would be affected by the Branch Village redevelopment. What is being talked about is burying utilities and all sorts of other things. That commission is basically asking if there is any way that those two areas could be held off until 2009 construction season. If that is done, it can be considered but Waterford is in dyer need and does not need St. Paul Street. They have asked to apply for certificates of approval, to design the remaining six projects because Park Drive and Warren Avenue has already been designed. They have also asked the commission to apply for certificate of approval for the construction of Park Drive and Warren Avenue and she has informed them that those areas are 90% engineered. She has also mentioned that in the next construction season, take a look at those three areas, Greene Street, Park Drive and Waterford and get those done. Once they get the certificate of approval for the design and then go apply for the construction on those areas. She stated she was ok to whatever needs to be done, ariels and documention etc. for those seven projects.

Mr. Geremia was unsure if they were asking for a design approval

first?

Mrs. Briggs response was that he had to get a certificate of approval to design the project.

Mr. Geremia stated he will get what the commission needs to them and he will speak with Jay. He also stated that in January, he will prepare the same letter he does every year and put everything on the letter. He reviewed the costs of what the areas will be. Phase 1 would be Green Street, Park Drive, Warren Avenue and Waterford. What would be the next areas?

November 14, 2007

Mrs. Briggs stated that the next areas would be to encompass the Branch Village that would be Great Road East, St. Paul Street, Dawley Brook and Victory Highway.

Mr. Nordstrom thinks that Dawley Brook and Victory Highway tie into Greene Street.

Mrs. Briggs stated that they also have to recognize that the areas that are being put in the first and second phase are the most expensive areas and are the most needed. And phase 3 would be Victory Highway, Dawley Brook and Willerval.

Mr. Geremia stated he wants to get contractors of reasonable size and make it competitive. He'll meet with Jay and get what is needed and get it over to her by the next sewer commission meeting and move forward and it would take two to three months to get it surveyed and get the numbers if it is a good winter.

Mrs. Briggs touched upon what was mentioned was an interceptor bond fund which is a 50% grant of up to \$500,000. Basically what was said was if someone wanted to connect with a ten inch pipe or if it includes a pumping station. And you could apply for multiple grants and the SRF money is the matching money.

Mr. Geremia stated it was done in Narragansett and they got SRF money for the project and because it was a ten inch interceptor, they got interceptor bond fund and they had to have mandatory connection and that they have to connect.

Mrs. Briggs stated that it does state it in the town's ordinance that they have a one year mandatory connection. She also stated that at the meeting they could apply for multiple half million dollar grants. She also stated that Jill the finance director will need to speak to Mr. Geremia regarding the construction drawer schedule and that the recommendation is over a 12 month timeframe even though it states it could be three years. They look at it more favorably if they use it within the year.

Mr. Geremia agreed with Mrs. Briggs. What they want is they need a drawer schedule so they can borrow and put money back in. He reviewed that the phase 1 would be Waterford, Greene Street, Park Drive, Warren Avenue. Phase 2 would be St. Paul Street, Great Road East and phase 3 is Victory Highway, Dawley Brook, Willerval and Tanglewood. He stated that phase 2 would approximately cost 8 million, phase 1 is about 4 ½ million and phase 3 would 5.588 million and would cost almost 9 million dollars for phase 3.

Mrs. Briggs had some concerns that the only place that may go into Liz Development is Waterford but until they see the designs they will not know and some other areas may go into the Liz Development metering station.

Mr. Geremia stated that when they do the survey they will try to do it all at one time. Once they get into the design, they will lay it out and see what makes the most sense and may come back to the commission and have Great Road East might make more sense to do it as part of the overall thing and disturb the neighborhood only once and he feels it is not set in stone as he sees it.

Mrs. Briggs wanted to also bring up if they should consider hiring someone whose main purpose is to drive the project forward. She is concerned that the commission are volunteers and unsure of what the day to day operations will be and is asking for Mr. Geremia's

guidance on it.

Mr. Geremia's response is that they would be that person for the commission in the construction administration phase of the project and would report to the commission on a monthly basis. Either himself or Richard Hencler would attend the meetings and reporting on the status and they would work for the sewer commission and be informed and would take the commissions direction but they are the professionals in the field and they will make the recommendations and won't do anything without the commissions and council's approval. They need to coordinate and a line of communication with the town personnel and with the finance department. They will do the grant reimbursement request. He stated that what would happen is that they would not have to pay them if its done in a timely manner. It would go to the sewer commission, it gets approved, the commission sends it to SRF and SRF would cut Mr. Geremia the check. That is what he envision will happen. Some communities want to cut the check separate and then wait for the reimbursement. They will do all of the reports and he needs to know who at the town would sign it.

Mrs. Briggs just needed to know how it was done.

Mr. Geremia stated that Richard Hencler from his office will probably be the Project Manager and will be out there almost every day.

Mr. Nordstrom had a question regarding what Mr. Gasbarro's status

is?

November 14, 2007

Mr. Geremia would recommend that the new flow rates for single family homes have changed based on the new ISDS regulations. They are 300 not 450. If they use it, he feels to quote ISDS and not the number. He met with him and came to his office. He doesn't want to be refunded anything. He just wants to balance it so however many quarters he needs to pay, the balance is then distributed over those quarters.

Mrs. Briggs expressed that a recommendation be made to the town council and would then in turn direct the administration.

MOTION by Mr. Nordstrom, seconded by Mr. Connolly and voted unanimously on an aye 3-0 vote with reference to the October 31st 2007 letter from James Geremia & Associates that the property of 63-67 Eddie Dowling Highway be assessed at 5 units at a cost of \$26,000.00 for the sewer lot development fee and the property from 69-75 Eddie Dowling Highway be assessed at 2 equivalent dwelling units at a sewer lot development fee of \$10,400.00 the backup of which is in the letter.

Mr. Geremia suggests to inform the individual in the tax department to forward them to Mr. Alvarez and forward them to Mr. Geremia because there will be some appeals as a result of this.

Mrs. Briggs feels that the ordinance should be addressed and make it more clear.

Mr. Geremia feels that the ordinance is already clear. It just doesn't spell out the option consumption. It is clear in the ordinance that it is 450 gallons per unit is an edu and it's clear to establish the flow is based upon ISDS standards. What isn't clear is that the town can provide an option of giving actual flows but they will then use actual consumption for an edu which is 180 gallons per home not 450.

Mr. Nordstrom agrees and states that in the future to inform Mrs. Diane Vadenais in the tax department and let her know that those things should be funneled through Mr. Alvarez and then they will make a recommendation to the commission and the commission will act on the recommendation.

5. VACANT POSITION-Member Appointment

Mrs. Briggs wants to inform members that there is a vacant position on the commission and remind members the huge task that will be coming before them and she would like to ask for the councils swift action on filling the position.

6. CORRESPONDENCE & COMMUNICATIONS

Mrs. Briggs did note that there is a letter to Mr. Tikoian accepting his letter of resignation and thanking him for his commitment.

7. OLD BUSINESS

None

8. NEW BUSINESS

None

9. ADJOURN

MOTION by Mr. Nordstrom, seconded by Mr. Connolly and voted unanimously on an aye 3-0 vote to adjourn the meeting at 8:03 P.M.

Meeting adjourned at 8:03 P.M.

Respectfully Submitted By,

Patricia A. Paul

Sewer Commission Secretary